



May 27, 2004

Allison Ray
Alaskan Way Viaduct and Seawall Replacement Project Office
999 Third Avenue, Suite 2424
Seattle, WA 98104
206-382-5287

RE: Comment on Draft EIS

Dear Ms. Ray,

The Pioneer Square Community Association (PSCA), which represents over 700 businesses, residents, and property owners in the Pioneer Square neighborhood, submits this response to the Viaduct draft EIS.

Our response will focus on three key areas:

- What option does the Pioneer Square community prefer?
- What neighborhood mitigation efforts should occur in association with this project?
- How should Pioneer Square relate to the waterfront once the project is complete?

What option does the Pioneer Square community prefer?

The PSCA polled over 600 members of the organization to ask which option does the community prefer.

Of the responses received, 79% prefer the tunnel option. Thus, the Pioneer Square Community Association officially endorses the tunnel option as the preferred option identified in the DEIS.

The PSCA would also like to encourage WSDOT to fully investigate the current unofficial option of the "No build, No replacement" option that is being promoted by the People's Waterfront Coalition. This option should be included in any future decision matrix regarding the Viaduct.

Finally PSCA would like to encourage WSDOT to investigate the possibility of shortening the overall construction time of the viaduct replacement by completely closing the project area to present viaduct traffic. The shortened construction schedule and cost savings could potentially greatly outweigh the increase in disruption from a loss of circulation.

What neighborhood mitigation efforts should occur in association with this project?

The Pioneer Square National Historic District is a fragile and unique neighborhood that will suffer exponentially during the construction of a tunnel

to replace the Viaduct. To fully mitigate the expected impacts upon our neighborhood, the Pioneer Square Community Association stands ready to assist WSDOT, SDOT and the City of Seattle in conducting community outreach to fully determine the extent and depth of projected impacts upon our neighborhood.

Our Association will advocate strongly for an appropriate mitigation package to be established and would like to begin work immediately with the Federal, State and City agencies in a collaborative, problem solving, and transparent method to establish this critical piece of the overall Viaduct replacement project.

How should Pioneer Square relate to the waterfront once the project is complete?

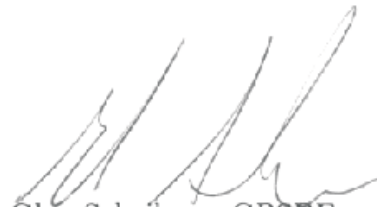
As a National Historic District, Pioneer Square's unique historic and cultural resources will be at risk both during and after the Viaduct project and it is critical that the neighborhood be given special design assistance in determining the ultimate look and feel of the post-Viaduct waterfront area

We envision a very special place once the Viaduct replacement tunnel is built that is free from any net increase in roadway but still ensures the connectivity that is critical to our neighborhood's business district vitality. Special consideration should also be given in Pioneer Square to recognize the historic nature of our waterfront and convey through public art and history panels the continuing adaptation of this space to the changing face of Seattle's urban experience.

Sincerely,



Craig Montgomery
Executive Director



Glen Scheiber – GBSRE
PSCA Viaduct Planning Group Chair